



919/35 Malcolm Street, South Yarra

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## Newly Renovated Luxury 2-Bedroom in Prime South Yarra | Carpark + Storage

**FOR SALE**  
\$505,000 - \$535,000

**AGENCY**  
LJ Hooker City Residential  
(03) 9600 2166

Address: 919 / 35 Malcolm Street, South Yarra VIC 3141

Discover a sophisticated urban sanctuary in one of Melbourne's most desirable precincts. This freshly renovated 2-bedroom, 1-bathroom apartment is move-in ready and ideally suited for owner-occupiers or investors seeking style, convenience, and strong appeal.

### Property Features & Recent Upgrades

Two well-proportioned bedrooms, one modern bathroom

One secure car space + additional storage area

The owner has recently installed new flooring throughout and applied fresh paint to walls, doors and trims - giving the apartment a crisp, contemporary feel

Open-plan living flows to an inviting balcony (if there is one)

Light-filled interiors with windows designed to bring in natural daylight

Split-system heating & cooling for year-round comfort.

### ? Building & Facility Highlights

Residents enjoy a premium lifestyle with access to onsite amenities including:

All information contained therein is gathered from relevant third parties sources.  
We cannot guarantee or give any warranty about the information provided.  
Interested parties must rely solely on their own enquiries.

 **LJ Hooker**

Fully equipped gym/fitness centre  
Swimming pool for laps or relaxation  
Sauna

Secure building access and well-maintained common areas  
These shared facilities not only enhance your day-to-day living experience but also contribute value and appeal to tenants or future buyers.

#### Location & Local Lifestyle

Nestled in the vibrant South Yarra precinct, you'll relish an enviable location just minutes from Melbourne's best:

Close proximity to Chapel Street and Toorak Road - renowned for their cafés, boutique shopping, bars and restaurants

Easy access to public transport - South Yarra train station, tram routes, buses

Green escapes nearby, such as Fawkner Park, Como Park, and the Yarra River walking trails.

Local amenities and lifestyle: cafés, grocers, specialty stores, nightlife  
Convenient access to Melbourne CBD (approx. 4 km)

#### Investment & Appeal

Well-located in a high-demand suburb, ideal for tenants seeking both convenience and lifestyle

Fresh upgrades (floors and paint) reduce immediate maintenance needs and help position the apartment as premium in its market

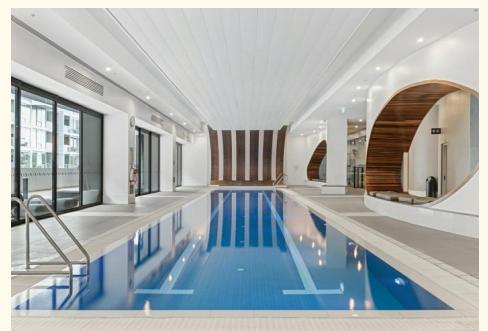
The combination of building amenities, carpark, and storage heightens appeal to a broad tenant base

## MORE DETAILS

Property ID	P2JHC2
Property Type	Apartment

### LJ Hooker City Residential (03) 9600 2166

Upper Ground Floor, 439-445 Lonsdale St, MELBOURNE VIC 3000  
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[cityresmelbourne@ljhooker.com.au](mailto:cityresmelbourne@ljhooker.com.au)





(NOT IN POSITION)



(NOT IN POSITION)

Internal Area: 60m<sup>2</sup>



THIS PLAN IS NOT TO SCALE. MEASUREMENTS ARE INDICATIVE AND IN METRES. SITE PLAN REFLECTS APPROXIMATE POSITION OF BUILDINGS ON PROPERTY ONLY AND IS NOT AN ACCURATE REPRESENTATION OF VEGETATION AND OTHER EXTERNAL LANDSCAPE FEATURES. THIS PLAN SHOULD NOT BE RELIED UPON AND INTERESTED PARTIES SHOULD MAKE THEIR OWN ENQUIRIES.